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**HISTORIC PRESERVATION REVIEW BOARD  
STAFF REPORT AND RECOMMENDATION**

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Landmark/District:	<b>Capitol Hill Historic District</b>	<input type="checkbox"/> Agenda
Address:	<b>21 7th Street, NE</b>	<input checked="" type="checkbox"/> Consent
		<input checked="" type="checkbox"/> Concept
Meeting Date:	<b>January 22, 2015</b>	<input checked="" type="checkbox"/> Alteration
Case Number:	<b>15-152</b>	<input type="checkbox"/> New Construction
Staff Reviewer:	<b>Frances McMillen</b>	<input type="checkbox"/> Demolition
		<input type="checkbox"/> Subdivision

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Applicant Lyudmila Tregubova requests concept review for modifications to the rear of 21 7th Street, NE in the Capitol Hill Historic District.

**Property Description**

21 7th Street NE is a two-story brick bay front rowhouse. It was constructed as part of a row of three, with 23 and 25 7<sup>th</sup> Street, by Oliver Cox for owner William E. Hill in 1883.

**Proposal**

The plans call for a small rear deck, sliding glass doors, and re-siding a section of the rear of the house with cement board siding.

**Evaluation**

The proposal initially called for replacing the cast iron front entrance stairs and stoop with concrete. The applicant has since repaired the iron stairs in keeping with building permit B1412525 and has withdrawn the stair replacement from the proposal. Since submitting the proposal, the applicant has provided information demonstrating the rear deck and sliding glass doors were approved under permit B1309383. The new siding at the rear of the house was installed without a building permit, so the applicant is seeking after-the-fact review. Retaining the brick would have been the ideal, but re-siding the rear of the house does not negatively impact the subject property or the historic district.

**Recommendation**

*The HPO recommends that the Board approve the concept as consistent with the purposes of the preservation act and delegate final approval to staff.*